

SNAPSHOT of HOME Program Performance--As of 06/30/08
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): Bristol Consortium

State: TN

PJ's Total HOME Allocation Received: \$6,156,634

PJ's Size Grouping*: B

PJ Since (FY): 2003

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*	
					Group	B Overall
				PJs in State:	8	
<u>Program Progress:</u>						
% of Funds Committed	85.98 %	92.88 %	8	92.82 %	11	14
% of Funds Disbursed	82.79 %	81.60 %	5	82.38 %	39	40
Leveraging Ratio for Rental Activities	0	1.61	7	4.55	0	0
% of Completed Rental Disbursements to All Rental Commitments***	100.00 %	83.96 %	1	80.69 %	100	100
% of Completed CHDO Disbursements to All CHDO Reservations***	56.99 %	76.30 %	7	67.01 %	28	28
<u>Low-Income Benefit:</u>						
% of 0-50% AMI Renters to All Renters	95.83 %	63.52 %	2	79.23 %	89	83
% of 0-30% AMI Renters to All Renters***	41.67 %	42.45 %	5	44.47 %	45	43
<u>Lease-Up:</u>						
% of Occupied Rental Units to All Completed Rental Units***	100.00 %	69.18 %	1	93.93 %	100	100
<u>Overall Ranking:</u>			In State:	6 / 8	Nationally:	29 32
<u>HOME Cost Per Unit and Number of Completed Units:</u>						
Rental Unit	\$4,144	\$13,458		\$24,984	24 Units	6.30 %
Homebuyer Unit	\$8,152	\$12,224		\$14,192	313 Units	82.80 %
Homeowner-Rehab Unit	\$40,300	\$24,326		\$20,036	41 Units	10.80 %
TBRA Unit	\$0	\$10,791		\$3,164	0 Units	0.00 %

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (57 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (194 PJs)

C = PJ's Annual Allocation is less than \$1 million (292 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Bristol Consortium TN

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$4,144	\$81,543	\$40,635
State:*	\$41,149	\$66,422	\$31,589
National:**	\$86,663	\$70,545	\$22,663

CHDO Operating Expenses:
(% of allocation)

PJ: 0.0 %
National Avg: 1.1 %

R.S. Means Cost Index: 0.73

RACE:	Rental %	Homebuyer %	Homeowner %	TBRA %
White:	75.0	91.0	75.6	0.0
Black/African American:	25.0	3.8	24.4	0.0
Asian:	0.0	0.0	0.0	0.0
American Indian/Alaska Native:	0.0	0.0	0.0	0.0
Native Hawaiian/Pacific Islander:	0.0	0.3	0.0	0.0
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.0
Asian and White:	0.0	0.0	0.0	0.0
Black/African American and White:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0
Other Multi Racial:	0.0	0.3	0.0	0.0
Asian/Pacific Islander:	0.0	0.0	0.0	0.0

ETHNICITY:

Hispanic	0.0	4.5	0.0	0.0
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HOUSEHOLD SIZE:

1 Person:	54.2	33.0	61.0	0.0
2 Persons:	41.7	21.2	26.8	0.0
3 Persons:	4.2	17.9	2.4	0.0
4 Persons:	0.0	16.7	7.3	0.0
5 Persons:	0.0	8.3	2.4	0.0
6 Persons:	0.0	1.9	0.0	0.0
7 Persons:	0.0	0.6	0.0	0.0
8 or more Persons:	0.0	0.3	0.0	0.0

HOUSEHOLD TYPE:

Single/Non-Elderly:	54.2	38.1	29.3	0.0
Elderly:	0.0	4.8	53.7	0.0
Related/Single Parent:	0.0	20.5	4.9	0.0
Related/Two Parent:	4.2	30.4	12.2	0.0
Other:	41.7	6.1	0.0	0.0

SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	95.8	0.0 [#]
HOME TBRA:	0.0	
Other:	0.0	
No Assistance:	4.2	

of Section 504 Compliant Units / Completed Units Since 2001 0

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



HOME PROGRAM —
SNAPSHOT WORKSHEET - RED FLAG INDICATORS
 Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Bristol Consortium State: TN Group Rank: 29
 (Percentile)
 State Rank: 6 / 8 PJs Overall Rank: 32
 (Percentile)
 Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 72.00%	100	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 46.46%	56.99	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	95.83	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 89.25%	100	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.300	1.25	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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